

SNAPSHOT of HOME Program Performance--As of 12/31/10 Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
			PJs in State:	93			
Program Progress:							
% of Funds Committed	100.00 %	96.49 %	1	96.48 %	100	100	
% of Funds Disbursed	98.80 %	88.28 %	4	89.00 %	91	95	
Leveraging Ratio for Rental Activities	12.14	5.83	1	4.81	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	92.18 %	77.63 %	35	83.25 %	30	40	
% of Completed CHDO Disbursements to All CHDO Reservations***	73.12 %	70.30 %	37	70.99 %	42	45	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	90.09 %	81.96 %	24	81.75 %	64	70	
% of 0-30% AMI Renters to All Renters***	63.79 %	41.30 %	17	45.84 %	77	82	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	97.41 %	96.50 %	54	96.12 %	36	36	
Overall Ranking:			In State:	9 / 93	Nationally:	85 86	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$50,125	\$36,975		\$27,889	232 Units	44.40 %	
Homebuyer Unit	\$27,709	\$21,536		\$15,632	182 Units	34.90 %	
Homeowner-Rehab Unit	\$23,494	\$27,502		\$21,037	48 Units	9.20 %	
TBRA Unit	\$1,338	\$2,232		\$3,206	60 Units	11.50 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (284 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***. This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Ventura County CA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

PJ:
State:*
National:**

Rental	Homebuyer	Homeowner
\$276,232	\$103,682	\$23,494
\$141,290	\$116,319	\$28,818
\$99,461	\$78,568	\$23,907

CHDO Operating Expenses:
(% of allocation)

PJ: 0.2 %
National Avg: 1.2 %

R.S. Means Cost Index: 1.07

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	52.7	39.4	93.8	83.3
Black/African American:	1.3	1.1	0.0	0.0
Asian:	0.9	3.3	0.0	0.0
American Indian/Alaska Native:	0.9	0.6	0.0	0.0
Native Hawaiian/Pacific Islander:	0.9	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	1.1	0.0	0.0
Asian/Pacific Islander:	1.3	1.7	0.0	0.0

ETHNICITY:

Hispanic	42.0	51.7	6.3	16.7
----------	--	--	---	--

HOUSEHOLD SIZE:

1 Person:	51.3	18.3	45.8	66.7
2 Persons:	15.9	19.4	45.8	33.3
3 Persons:	10.2	17.8	4.2	0.0
4 Persons:	8.8	27.2	0.0	0.0
5 Persons:	7.1	8.9	2.1	0.0
6 Persons:	4.9	5.0	2.1	0.0
7 Persons:	1.3	1.7	0.0	0.0
8 or more Persons:	0.4	0.6	0.0	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	46.5	17.2	4.2	66.7
Elderly:	7.5	4.4	70.8	0.0
Related/Single Parent:	20.4	17.2	4.2	33.3
Related/Two Parent:	23.5	53.3	6.3	0.0
Other:	2.2	6.7	14.6	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	21.7	0.0 [#]
HOME TBRA:	0.4	
Other:	26.5	
No Assistance:	51.3	

of Section 504 Compliant Units / Completed Units Since 2001 122

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Ventura County

State: CA

Group Rank: 85
 (Percentile)

State Rank: 9 / 93 PJs

Overall Rank: 86
 (Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 77.87%	92.18	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 53.90%	73.12	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	90.09	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.09%	97.41	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.415	0.26	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 3

